(f) whether Government propose to give a chance to the remaining allottees to deposit the amount outstanding against them;

(g) if so, the details thereof;

(h) if not, whether Government propose to get the matter investigated by an independent agency or by Central Bureau of Investigation to bring out the irregularities committed by some Delhi Development Authority officials in this matter; and

(i) if so, the details thereof ?

THE MINISTER OF STATE IN THE MINISTRY OF URBAN DEVELOPMENT (SHRI P. K. THUNGON) : (a) Yes, Sir. DDA has reported that a draw was held on 27-3-1991 in which 5740 plots were allotted to awaiting registrants in their respective categories i.e. MIG, LIG and Janta.

(b) 888 number of plots of 32 sq. mtrs. were allotted in Sector 25, Rohini.

(c) The allottees who do not furnish their complete documents or have some deficiancy in documents are called in the office to get these documents completed before issuing possession letter. This is a continuous process and was implemented in the month of June, 1994 also.

(d) No, Sir. DDA has reported that the allottees were given scheduled time for making payment but some of the allottees made the payment after expiry of the stipulated period and as per terms/conditions, their allotment was to be cancelled. After considering the matter at length, a policy decision was taken by DDA that the allottees who have already made the payment upto 30-9-1994 on their own and falling in the following categories, their allotment may be regularised on payment of restoration charges as well as interest for the bellated period of payment :

(i) Cases in which full payment received after 28-2-1993 (last date of payment) but before 31-8-1993 (last extended date of third instalment);

(ii) Cases in which part payment received prior to 31-8-1993 and balance or full payment after 31-8-1993;

(iii) Cases in which intimation about first or second or third instalment is available but no intimation about full payment; and

(iv) Cases in which Demand Letters were issued on vacation of Court Stay in October/November, 1993 but payment received after expiry of stipulated period i.e. first instalment — 30 days and second instalment 10 days.

(e) to (i) Question does not arise as the applicability of the policy decision was restricted to four types of cases mentioned above.

**Construction Plan From NDMC**

2893. SHRI CHATURANAN MISHRA : Will the Minister of URBAN DEVELOPMENT be pleased to refer to the answer to Unstarred Question No. 5152 given in Rajya Sabha on 29th April, 1993 and state :

(a) whether any construction plan or plans have been received from the Lease Holders by New Delhi Municipal Committee and by the Delhi Urban Arts Commission in accordance with the redevelopment Scheme of Local Shopping Centre at Bangla Sahib Road as approved by the Ministry of Urban Development vide letter dated 11th January, 1990; and

(b) if so, the details thereof;

THE MINISTER OF STATE IN THE MINISTRY OF URBAN DEVELOPMENT (SHRI P. K. THUNGON) : (a) and (b) The New Delhi Municipal Committee have reported that proposals for approval of plans in respect of Plot No. 7 and 8, Shopping Complex, Bangla Sahib Road, New Delhi were received by them, vide Scheme no. 1100 and 1101 dated 20-2-91 and 28-2-91 respectively. However, these were rejected, vide NDMC Resolutions No. 3 and 2 dated 26-3-91. The proposals were again submitted by the party vide Scheme No. 1532 and 1531 dated 16-2-93 and were again rejected under Section 193 (2) of Punjab Municipal Act, vide Resolution Nos. 31 and 30 dated 24-2-93. The NDMC have forwarded the plans in respect of above plots to Delhi Urban Art Commission on 23-8-94 for obtaining their approval

**Increase in Urban Population**

2894. SHRI KRISHAN LAL SHARMA : Will the Minister of URBAN DEVELOPMENT be pleased to state :

(a) whether it is a fact that there is continuous increase in the urban population in the country which increased from 79 million in 1961 to 220 million in 1992 and is likely to reach the level of 315 to 325 million by the turn of the Century;

(b) whether it is also a fact that this increase is likely to further aggrevate the housing, water, sanitation, transport facilities for the poor; and

(c) if so, whether Government have chalked out any comprehensive plan to meet the situation ?

THE MINISTER OF STATE IN THE MINISTRY OF URBAN DEVELOPMENT (SHRI P. K. THUNGON) : (a) Yes, Sir. There is continuous increase in the urban population of the country. The urban population which was 79 million in 1961 has increased to 217 million in 1991 (census figures). As per the Report of the Expert Committee on population projections, it is likely to reach 326 million by the turn of the century.

(b) The increase in urban population which is due to both natural increase and rural-urban migration is likely to further aggravate the housing, water supply, sanitation and transport facilities for the urban poor.

(c) Urban development is a state subject. To enable the State Governments to take up programmes for the urban poor, the Government of India has introduced the Centrally Sponsored Schemes of Urban Basic Services for the Poor and Nehru Rozgar Yojana. Through HUDCO, this Ministry also assists the State Governments in taking up weaker section housing schemes. To address the urban problems including those of poverty in a comprehensive manner, the Government of India has initiated steps for the development of a National Urban Policy.

**Industries in Non-conforming Areas in Delhi**

2895. SHRI JAGMOHAN : Will the Minister of URBAN DEVELOPMENT be pleased to state :

(a) whether a number of industries in Delhi are running in "non-conforming areas" in violation of the Delhi Master Plan;

(b) whether some of the non-conforming uses pertain to Government/public lands;

(c) whether these misuses cause acute congestion and give rise to serious health and environmental hazards; and

(d) what action has been taken to and these misuses ?

THE MINISTER OF STATE IN THE MINISTRY OF URBAN DEVELOPMENT (SHRI P. K. THUNGON) : (a) Yes, Sir.

(b) No comprehensive survey has been conducted in this regard.

(c) Yes, Sir.

(d) DDA takes action under Section 14 read with Section 29(2) of Delhi Development Act, 1957 against the non-conforming users.

**Government/DDA Nazul in Sadar Bazar Shamali**

2896. SHRI JAGMOHAN : Will the Minister of URBAN DEVELOPMENT be pleased to state :

(a) whether there is valuable Government/Delhi Development Authority Nazul comprising Khasra No. 14/Khasra No. 388 in Sadar Bazar Shamali, which is being wrongly claimed by some persons;

(b) whether in respect of the litigation that has been raised in District Court and High Court, no one made appearance on behalf of the Government/DDA, despite opportunities given by the court;

(c) what action has been taken on account of default by the Government/ Delhi Development Authority; and

(d) whether land is being illlegally occupied and misused against the land-use prescribed under the Delhi Master Plan, if so, what action has been taken to levy damages and launch prosecution ?

THE MINISTER OF STATE IN THE MINISTRY OF URBAN DEVELOPMENT (SHRI P. K. THUNGON) : (a) The land in Khasra No. 14/Khasra No. 388, belongs to Government and one of the encroachers, namely, Shri H. L. Sehgal has filed a suit against DDA in the Court of Additional District Judge as well as in the High Court.

(b) The panel Lawyers are attending the cases in District Court as well as in Delhi High Court regularly except on a few occasions in the case CWP No. 3768/ 91 pending before Double Bench No. 2 in the High Court. However, when the panel Lawyer was not present, the staff of the Delhi Development Authority attended the Courts.

(c) It has been decided to change the panel Lawyers defending the Civil Writ Petition No. 3768/91.

(d) Yes, Sir. Damages have been assessed against Shri H. L. Sehgal, proprietor of Sehgal Industries Work for the period from 1-1-52 to 31-3-75. No prosecution, however, has been launched by DDA against him.

**National Building Code**

2897. SHRI GHUFRAN AZAM : Will the Minister of URBAN DEVELOPMENT be pleased to state :

(a) whether it is a fact that National Building Code (NBC) is not being followed by builders of multistoreyed buildings in various places and towns of Uttar Pradesh;

(b) whether it is also a fact that encroachers and builders of these buildings have taken laws of construction industry into their own hands to suit their gains;

(c) whether the safety measures also are not being taken into consideration;

(d) if so, the details thereof; and

(e) what action Government propose to adopt to arrest this trend ?